

**Dayton Planning Board**  
**May 23, 2017**

**Members Present:** Dan Plourde, Bruce Reynolds, Darren Adams

**Town Employees Present:** Jim Roberts (CEO), Linda Bristol (Secretary)

**Public Present:**

David and Bekah Clark

**Administrative:**

Meeting Minutes were read from May 9, 2017. Darren Adams made a motion to accept the minutes and Bruce Reynolds seconded the Motion. All voted in favor.

**Old Business:**

The Buda family subdivision was brought up and discussed. After much discussion, it was decided that the Secretary would draft a letter to Marlene Buda for the Planning Board Chairman's signature. The letter will request that Marlene have all owners of the property present at the July 18, 2017, meeting to attest to ownership. A copy of the deed should be presented at the meeting. Also, the Road Maintenance Agreement shall be signed by all owners before approval of the subdivision.

**New Business:**

David and Bekah Clark came in to discuss their request operate a small business (slabbing and selling live edge wood). They are using reclaimed wood. The property is on Route 5 and is zoned Rural Fields.

Dan stated that one concern that he has is noise.

Bekah said they are using a chain sawmill and the noise is at 117 decibels.

Dan asked if someone complained about the noise what could be done.

David said a fence around the property line would cut down on noise.

Jim asked if he was doing this every day and David responded that he is doing it 2-3 days a week.

Dan asked if he might upgrade to a band sawmill and David said possibly, but a chain sawmill can cut larger.

Dan asked if once the wood is cut, are they selling out of their home.

Bekah said they are. They would like to add whatever structure would be allowed.

David said ideally they would like a fairly large roadside stand.

Bekah showed the Board a photo of the current lumber rack they are using.

Jim asked if the property has a house on it and David said that it does.

Dan asked how large the property is and David said it is 6-1/2 acres. They would maybe break it off.

Jim noted that because there is a stream through it they could not put another house on the lot.

For the record, David noted that Rand Clark is his father.

Bekah said that they are not planning to have logging trucks coming in and out. They might grow to a box truck for deliveries, but not CDL. No other big equipment.

Bruce asked how long they have been in business and Bekah said about 7 years.

David said that they have been pursuing some outlets to sell. Right now they are selling from home. He had a shop and did some woodworking. But, there was high overhead. He was in one of the Mill buildings in Biddeford.

Bekah said they headed away from finished products to this.

David agreed and noted that they did some finish work for a couple of people who wanted it.

David said that what they are cutting now is green. It can shrink or split, but they the people a heads up.

Dan asked if they were going to move to the property that they are buying. He's just looking to protect the neighbors.

David said they would and would store the wood in the garage under the house and have a roadside stand out front.

Bekah said that currently they have 2 acres and the neighbors have not complained.

David said that they could avoid weekends and put up a fence if needed.

Jim said that they would need 75 feet from the road to meet setbacks and 50 feet on the sides to put up a building. A lumber rack would not have to meet the setbacks.

David said they are leaning toward a rack so it can be seen easily.

David also said that parking will be addressed. There is a long driveway that goes straight back. A turn-around could be made in the grass.

Bekah asked if it would be worth to buy the property to do what they plan to do.

Dan said he was thinking to go ahead with their plans. He doesn't see a need for a Conditional Use Permit at this point.

Bekah asked what that was and Dan explained that it sets conditions such as hours, noise, etc.

David asked if they wanted to have a retail would they need to come back to the Board.

Dan told him that they would need to see Jim for a building permit.

David asked about the size of a roadside stand and meeting setbacks and asked if they would need a permit to build and was told that they would.

Bruce said he thought it was an interesting concept and an excellent idea.

Dan asked if they charge by the board foot.

David said Bekah is getting frustrated because she wants a formula and that is difficult to do.

Dan told him that they are good to go and wished them good luck.

Darren made a motion to adjourn and Bruce seconded it. The meeting adjourned at 7:45 PM. The next meeting will be a Public Hearing regarding the Comprehensive Plan on Tuesday, June 20, 2017, at 6:30 PM at the Dayton Town Office.

Linda Bristol Date: 6-20-17

Linda Bristol, Secretary

Dan Plourde Date: 6-20-17

Dan Plourde, Chairman

COPIES TO: Jim Roberts, Code Enforcement Officer; Selectmen; and Tax Assessor  
THESE MINUTES MAY NOT BE TRANSCRIBED VERBATIM. SECTIONS MAY BE  
PARAPHRASED FOR CLARITY.